



4800 Ashford Dunwoody Road
Dunwoody, Georgia 30338
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MEMORANDUM

To: Mayor and City Council

From: Michael Smith, Public Works Director

Date: July 22, 2019

Subject: **Approval of a Contract Amendment with AECOM to Provide Final Design Plan Revisions and Construction Support for the Georgetown Gateway Project**

BACKGROUND

The Georgetown Gateway project includes pedestrian improvements, extension of the multi-use path from Georgetown Park and streetscape improvements on Chamblee Dunwoody Road between I-285 and North Shallowford Road, as recommended by the Georgetown Area Master Plan. The project will also include minor traffic operational improvements such as extension of the southbound right turn lane onto I-285.

The city has secured \$4,500,000 of federal transportation funding towards construction of the project. To be approved for the federal funds, the design, right of way acquisition and construction must be reviewed and authorized by the Georgia Department of Transportation (GDOT), as the administrator of the federal funds. Earlier this year the design plans were completed and approved by GDOT and most of the right of way and easements necessary for the construction have been secured. However, the city has been unable to reach an agreement with the three parcels on the east side of Chamblee Dunwoody, just north of I-285, consisting of two gas stations and one retail building,

The appraised value of the project easements and right of way for the three parcels in question is approximately \$490,000, and the total of the counteroffers by the property owners exceeded \$700,000. Even if an agreement could be reached, the city would be limited in the improvements that could be made to the existing sidewalk on the retail parcel due to the proximity of the parking lot to the roadway on that parcel. Because of the significant cost involved and diminishing benefits that would be gained by the right of way acquisition on these three parcels, the city is proposing to revise the design in this area to eliminate the need for additional right of way and easements. The revised design will still meet the requirements of the federal funding for alternative transportation because there is an existing sidewalk and the bicycle path planned for the other side of Chamblee Dunwoody will still be included in the project. The result will be that the existing sidewalk and curb line will remain much as it is today on the east side of the road and very little additional landscaping will be added in front of these three parcels.



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Retaining the existing curb line and shoulder in this area requires significant revisions to the plans that have already been prepared to adjust the proposed alignment and elevation of the roadway and to revise the streetscape plans. These changes will require updated utility coordination and additional review and final approval by GDOT. AECOM has provided a proposal for \$48,795 to complete the plan revisions and complete final reviews with GDOT. The proposal also includes up to \$6,000 for support during bidding and construction of the project for a total additional cost of up to \$54,795. The proposed fee is consistent with the effort that will be required to revise the plans and the changes will result in a reduction in the overall project cost.

RECOMMENDED ACTION

Staff recommends approval of an amendment to AECOM's contract in the amount of \$54,795 to provide final design revisions and construction support for the Georgetown Gateway project.